

Submitted for recordation by, and when recorded, return to:

**Bank of America**  
National Trust and Savings Association  
Branch CONSUMER LOAN SERVICING  
Address P O BOX 2240  
City BREA  
State CA  
Zip 92822

Loan #: 20030605241579001

Reference # 010321-982751642340

98052295 U1

Space above this line for Recorder's Use

### SHORT FORM DEED OF TRUST

This Deed of Trust is made on October 26, 1998 by  
JAMES GARY POWERS AND CHRISTINA L. POWERS, WHO ARE MARRIED TO EACH OTHER

(collectively and individually "Trustor"); Equitable Deed Company ("Trustee"); and the beneficiary, Bank of America NT&SA, a national banking association ("Bank"). Trustee is a subsidiary of Bank. Any non-titleholder signs below as Trustor solely for the purpose of subjecting any community property interest in the property described below to this Deed of Trust. The words "I," "me," and "my" in this Deed of Trust refer to the Trustor, whether one or more.

Bank and I agree:

**1. Property Security.** For the purpose of securing the obligations described below, I irrevocably grant, convey, transfer and assign to Trustee, in trust with power of sale, the property located in DOUGLAS County, Nevada described as follows:

LOT 12, IN BLOCK A, AS SHOWN ON THE OFFICIAL MAP OF SIERRA VISTA RANCH ESTATES, FILED IN THE OFFICE OF THE COUNTY RECORDER ON AUGUST 7, 1979, IN BOOK 879, PAGE 423, DOCUMENT NO. 35259, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

with the street address: 893 MARION WAY, GARDNERVILLE, NV 89410  
and with Parcel No. 27-672-03 and including all improvements and fixtures now or later erected on the property, and all easements, rights, appurtenances and fixtures now or later a part of or related to the above described property (collectively the "Property").

This Deed of Trust secures (a) all of the obligations of the borrowers under the Disclosure and Loan Agreement dated 10/26/98, and naming JAMES GARY POWERS AND CHRISTINA L. POWERS

as borrowers, in the original principal sum of \$ 58,000.00 with interest thereon, as well as any modifications, extensions and renewals thereof (collectively, the "Loan Agreement"), (b) the repayment of all other sums, with interest thereon, advanced in accordance with this Deed of Trust, and (c) the performance of each obligation in this Deed of Trust.

**2. Payment of Principal and Interest.** I will pay or cause to be paid all obligations evidenced by the Loan Agreement as provided therein.


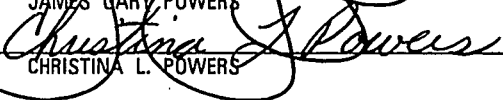
To Protect the Security of this Deed of Trust, I Agree: By the execution and delivery of this Deed of Trust and the Loan Agreement secured hereby, that provisions (3) to (20), inclusive of the fictitious deed of trust recorded in \_\_\_\_\_

DOUGLAS County 12/23/96, as Instrument No. 403470 in Book/Reel 1296 and at Page/Image 3792 of Official Records of County Recorder of that county, (which provisions, identical in all counties, are printed on the following pages) hereby are adopted and incorporated herein and made a part hereof as though set forth at length; and I will observe and perform such provisions; and that the reference to Property, obligations, and parties in such provisions shall be construed to refer to the Property, obligations, and parties set forth in this Deed of Trust.

Trustor requests that a copy of ANY NOTICE OF DEFAULT AND ANY NOTICE OF SALE under this Deed of Trust be mailed to Trustor at the Trustor's address shown below, or if no address is shown, then at the address of the Property.

Signature

Mailing Address for Notices:  
Street City and State

  
\_\_\_\_\_  
JAMES GARY POWERS  
  
\_\_\_\_\_  
CHRISTINA L. POWERS

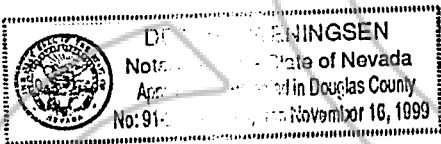
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P.O. BOX 1616 MINDEN, NV 89423  
\_\_\_\_\_  
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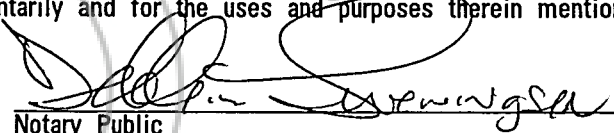
GENERAL ACKNOWLEDGMENT

State of Nevada  
County of Douglas

On this 26 day of October, 1998, personally appeared before me, a Notary Public (or judge or other authorized person, as the case may be) in, and for said County and state, James Gary Powers

known (or proved) to me to be the person described in and who executed the foregoing instrument, who acknowledged to me that he/she/they executed the same freely and voluntarily and for the uses and purposes therein mentioned.



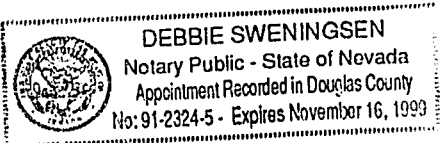
  
\_\_\_\_\_  
Notary Public

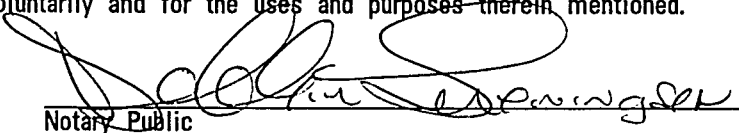
GENERAL ACKNOWLEDGMENT

State of Nevada  
County of Douglas

On this 26 day of October, 1998, personally appeared before me, a Notary Public (or judge or other authorized person, as the case may be) in, and for said County and state, Christina L. Powers

known (or proved) to me to be the person described in and who executed the foregoing instrument, who acknowledged to me that he/she/they executed the same freely and voluntarily and for the uses and purposes therein mentioned.



  
\_\_\_\_\_  
Notary Public



0453246  
BK1198PG0642

REQUESTED BY  
**STEWART TITLE of DOUGLAS COUNTY**  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

'98 NOV -3 P3:41

LINDA SLATER  
RECORDER

\$ 9.00 PAID Dr DEPUTY

0453246

BK 1198 PG 0643